

DECEMBER 17, 2009

AGENDA

- No. 1** V-026-09-10 153 Highland Parkway
Applicant: Thomas Dean
Zoning District: R-1 Low Density Residential District
Quadrant: Southeast
Application Type: Area Variance
Section of Code: 120-167
Purpose: To waive certain height requirements associated with the installation of a 5 ft. high wood fence in the front yard of this corner property.
Application was adjourned from the November 19, 2009 hearing because additional information is needed from the applicant.
- No. 2** V-032-09-10 1104-1112 Monroe Avenue
Applicant: Jeff Reddish and Tom Massachi
Zoning District: C-1 Neighborhood Center District
Quadrant: Southeast
Application Type: Area Variance
Section of Code: 120-173C; 120-199E
Purpose: To expand the existing bar/restaurant (Jeremiah's Tavern) into the Laundromat space, thereby expanding a nonconforming use in the district and to waive the off-street parking requirement associated with the proposed bar/restaurant expansion.
- No. 3** V-033-09-10 131 Rauber Street
Applicant: Joseph Gueary
Zoning District: R-1 Low Density Residential District
Quadrant: Northeast
Application Type: Use Variance
Section of Code: 120-8, 120-166, 120-195
Purpose: To re-establish use of the building as a four family dwelling, a use not permitted in the district and not meeting dwelling unit conversion standards.
- No. 4** V-034-09-10 122 Lyell Avenue
Applicant: Samuel A. Simone
Zoning District: C-2 Community Center District
Quadrant: Northwest
Application Type: Use Variance
Section of Code: 120-166
Purpose: To legalize a change in use from a store and three apartments to a store and four apartments; not meeting dwelling unit conversion standards.
- No. 5** V-036-09-10 641-645 Park Avenue
Applicant: Robert Ament
Zoning District: C-2 Community Center District
Quadrant: Southeast
Application Type: Area Variance
Section of Code: 120-173
Purpose: To waive the off-street parking requirement associated with the change in use of a portion of the first floor from two stores to a gallery with a sit-down café.

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| No. 6 | V-037-09-10
Applicant:
Zoning District:
Quadrant:
Application Type:
Section of Code:
Purpose: | 285-295 Upper Falls Blvd.
Keri Santos
C-2 Community Center District
Northeast
Area Variance
120-177
To install a 3 ft. x 4 ft. x 5 ft. high detached sign for Jordan Health Link WIC office, not meeting certain sign requirements. |
| No. 7 | V-038-09-10
Applicant:
Zoning District:
Quadrant:
Application Type:
Section of Code:
Purpose: | 300 Monroe Avenue
Sam Belhseine
C-2 Community Center District
Southeast
Area Variance
120-177; 120-202
To install signs for the existing Dunkin Donuts Restaurant; not meeting certain sign requirements. |
| No. 8 | V-035-09-10
Applicant:
Zoning District:
Quadrant:
Application Type:
Section of Code:
Purpose: | 209-217 N. Winton Road
Peter Jordan
C-1 Neighborhood Center District
Southeast
Area Variance
120-177
To install attached and detached signs for the Valero Service Station, not meeting certain sign requirements and to install a digital price sign, an attention getting device, not meeting certain design limitations. |
| No. 9 | V-022-09-10
Applicant:
Zoning District:
Quadrant:
Application Type:
Section of Code:
Purpose: | 335 E. Henrietta Road
Peter Jordan
R-1 Low Density Residential District
Southeast
Area Variance
120-177; 120-202
To install attached and detached signs for the Valero Service Station, not meeting certain sign requirements and install a digital price sign, an attention getting device not meeting certain design limitations. Application adjourned from the October 15, 2009 hearing because additional information was required. |